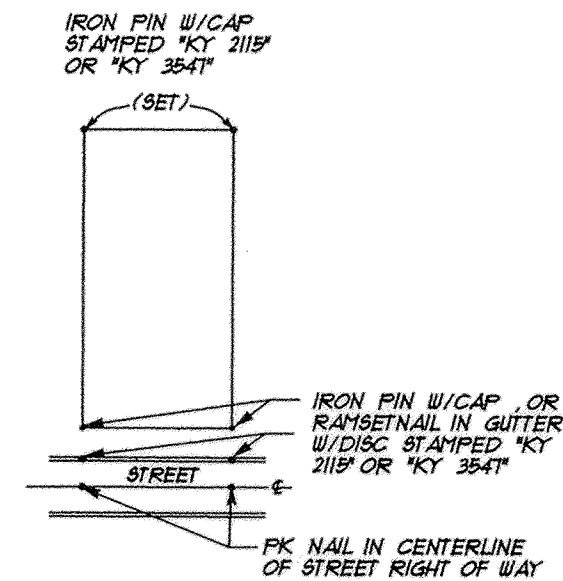


VICINITY MAP
(NOT TO SCALE)

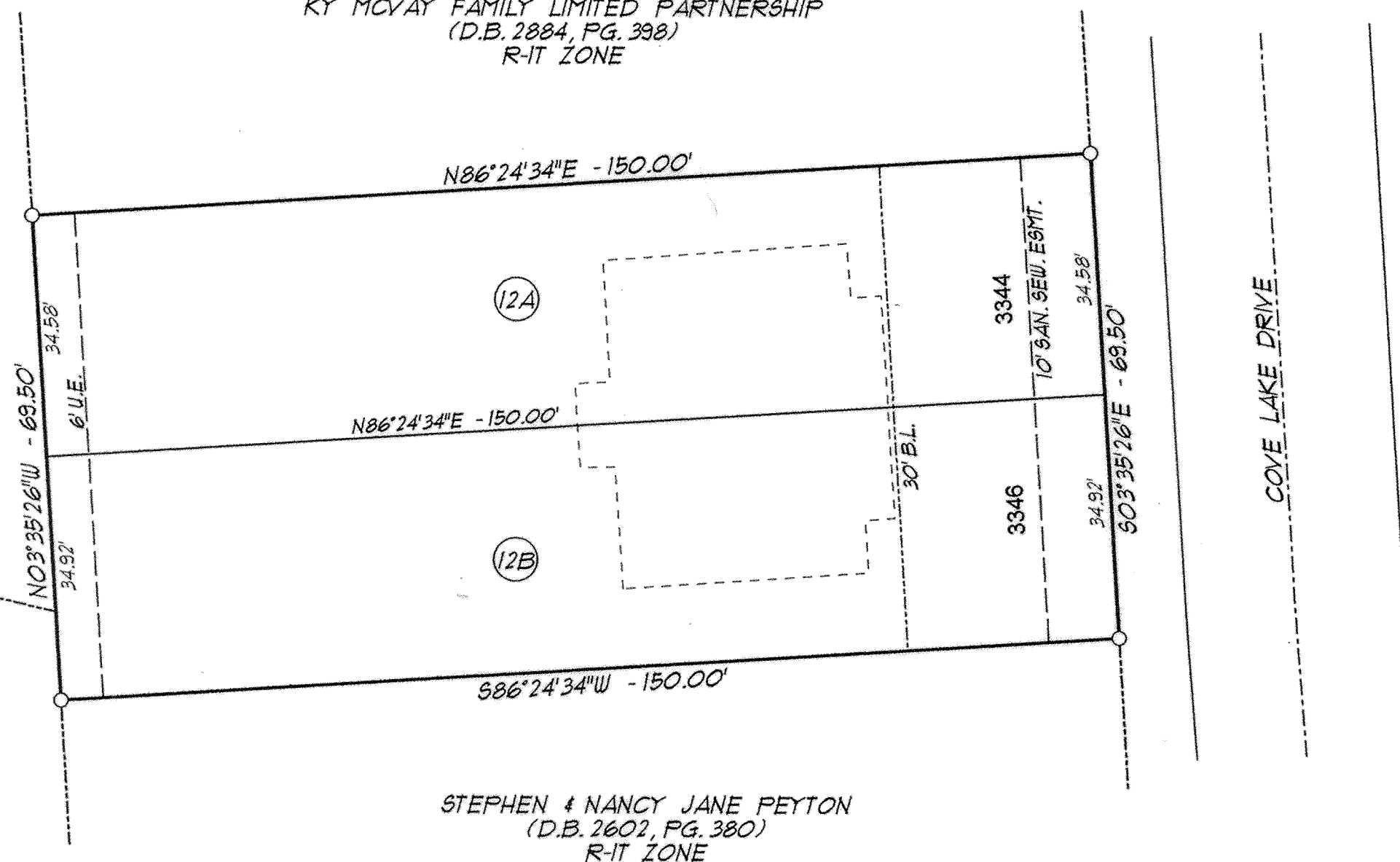
- NOTES:
1. ALL DISTANCES IN CURVES ARE ARC DIMENSIONS.
 2. LANDSCAPING SHALL BE AS REQUIRED IN ARTICLE 610 OF THE LAND SUBDIVISION REGULATIONS, ARTICLE 18 OF THE ZONING ORDINANCE.
 3. SEWER MANHOLES SHALL NOT BE COVERED BY GRADING, SODDING OR ANY OTHER CONSTRUCTION ACTIVITY.
 4. DETENTION IS PROVIDED OFFSITE.
 5. ALL STRUCTURES SHALL HAVE A FLOOR, THAT IS NOT PARTIALLY OR COMPLETELY UNDERGROUND, THAT IS AT LEAST ONE FOOT ABOVE THE ELEVATION OF THE NEAREST DOWNSTREAM MANHOLE LID. SEWAGE FROM PLUMBING CONNECTIONS BELOW THAT FLOOR SHALL BE LIFTED BY AN EJECTOR PUMP AND DISCHARGED INTO THE STRUCTURE'S SEWER LINE.
 6. NO UNDERGROUND UTILITY SHALL BE CONSTRUCTED WITHIN SIX FEET (6') OF SANITARY SEWER LINES. THE ONLY EXCEPTION IS FOR SERVICE LINE CROSSINGS.
 7. THIS PROPERTY SHALL BE DEVELOPED IN ACCORDANCE WITH THE APPROVED FINAL DEVELOPMENT PLAN.
 8. INDIVIDUAL LOT OWNERS ARE RESPONSIBLE FOR MAINTAINING DRAINAGE AND OTHER EASEMENT AREAS.



TYPICAL LOT
MONUMENTATION

SURVEY DATE: 1990 & OCT., 2009
REFERENCE MERIDIAN: P.C. B, SL 286
THE SURVEY DEPICTED ON THIS PLAT WAS PERFORMED BY THE METHOD OF RANDOM TRAVERSE WITH SIDE SHOTS. THE UNADJUSTED PRECISION RATIO OF THE TRAVERSE WAS 1: 23,182. THE SURVEY AS SHOWN HEREON MEETS THE REQUIREMENTS OF A CLASS A SURVEY.

KY MCVAY FAMILY LIMITED PARTNERSHIP
(D.B. 2884, PG. 398)
R-IT ZONE



STEPHEN & NANCY JANE PEYTON
(D.B. 2602, PG. 380)
R-IT ZONE

PRIVATE UTILITY PROVIDERS:

COLUMBIA GAS
2001 MERCER ROAD
P.O. BOX 1421
LEXINGTON, KY. 40512
(859) 288-0215

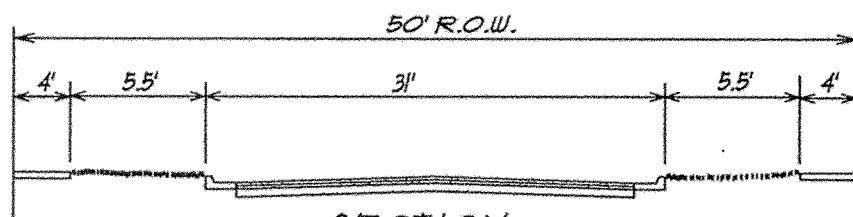
KENTUCKY AMERICAN WATER COMPANY
2300 RICHMOND ROAD
LEXINGTON, KY. 40502
(859) 269-2386

KENTUCKY UTILITIES
500 STONE ROAD
LEXINGTON, KY. 40503
1-800-981-0600

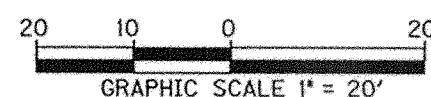
WINDSTREAM
130 WEST NEW CIRCLE ROAD
SUITE 110
LEXINGTON, KY. 40505
(859) 351-6250

ERNIE W. & PAMELA J. DAY
(D.B. 1838, PG. 512)
R-ID ZONE

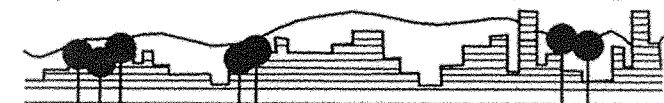
PATRIC H. & GLORIA H. SCHNEIDER
(D.B. 2582, PG. 109)
R-ID ZONE



SECTION
COVE LAKE DRIVE



Es Partners, PLLC



CIVIL ENGINEERS • LAND SURVEYORS • LANDSCAPE ARCHITECTS

3111 WALL STREET
LEXINGTON, KENTUCKY 40513
PHONE (859) 296-9889
FACSIMILE (859) 296-9881

AMENDED FINAL RECORD PLAT
COVE LAKE SUBDIVISION
UNIT 2, BLOCK "F", LOT 12
3344 & 3346 COVE LAKE DRIVE
LEXINGTON, FAYETTE COUNTY, KENTUCKY
OCTOBER, 2009

P.C. SLIDE

OWNERS CERTIFICATION

I (we) do hereby certify that I am (we are) the owner(s) of record of the property platted hereon which is recorded in Deed Book Volume 2884, page 398, in the Fayette County Clerk's Office; do hereby adopt this as my (our) plan of lots for this property; do hereby dedicate the streets and any other spaces so indicated to public use; and do establish that the easements shown hereon are reserved for the use so indicated and no structure, tree or other obstruction of any kind shall be erected, or permitted to remain upon or over any portion of said easements and do hereby dedicate the sanitary sewer system to public use. Also I (we) do hereby agree that before any lot herein is sold, or transferred, the purchaser shall be notified in the contract or deed of any private utilities (water, gas, electricity, telephone, and where applicable, sanitary sewers) not installed, and the deed or contract shall contain a statement that no building occupancy certificate may be secured until any such utility is installed.

Signature _____ Date _____

URBAN COUNTY ENGINEERS CERTIFICATION

I hereby certify that the requirements of the subdivision regulations and Planning Commission do not require public improvements for this subdivision, and therefore no improvement plans or performance bonds were required by my office.

Urban County Engineer _____ Date _____

ENGINEERS AND SURVEYORS CERTIFICATION

I hereby do certify that this record plat was prepared by me or under my direction; that all work performed by me or under my direction, including engineering design, and construction observation of the infrastructure, was done in accordance with the provisions of the Land Subdivision Regulations, the Zoning Ordinance, the Division of Engineering Technical Manuals and the requirements of the Planning Commission; that all monuments indicated hereon do exist and their locations, size, and materials are correctly shown; that, to the best of my knowledge and belief, the information shown hereon is accurate.

Engineer _____ Registration No. _____ Date _____

Surveyor _____ Registration No. _____ Date _____

COMMISSIONS CERTIFICATION

I do hereby certify that this record plat was approved by the Urban County Planning Commission at its meeting on _____, 2009, and is now eligible for recording.

Planning Commission Signature _____ Date _____

SITE STATISTICS

TOTAL AREA = 0.24 ACRES
EXISTING ZONE = R-IT
NO. OF LOTS = 2
STREET FRONTAGE = 69.5 LF.
AREA OF R.O.W. = 0

PURPOSE OF PLAT:

SUBDIVIDE LOT #12 INTO 2 LOTS, AND AFFECTS NO OTHER PORTION OF THE PARENT DOCUMENT P.C. "B", SL. 286.

OWNER:

KY MCVAY FAMILY
LIMITED PARTNERSHIP
395 REDDING ROAD #20
LEXINGTON, KY 40517